

15 Kingdom Place, Kellyville, NSW 2155

Sold House

Saturday, 19 August 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 500 m2

Type: House



Corie Sciberras

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\$1,803,000

Nestled at the top of a quiet cul de sac, with a unique block shape that pushes the home away from the neighbours, this spacious family home offers everything on your wish list and more. Be greeted by a welcoming foyer as the main staircase is tucked away from the entrance. This practical family home is complete with custom fittings, a newly renovated kitchen, a spectacular pool for hot summer days, brand new tiled flooring throughout the lower level of the home and featuring 2.7m ceilings, and a foyer that leads to the formal living area that can be reconfigured to suit your family's needs. Effortlessly located for convenience you will only ever be moments from premium schools, the Kellyville metro and T-way, and top tier shopping centres. Featuring:

- Recently renovated and finished to the highest standard, the kitchen is impressive in functionality. Opening out onto multiple living areas, it boasts of 40mm stone benchtops, tiled backsplash, an abundance of cabinetry, spacious walk in pantry, Bosch appliances, and a gas cooktop with stainless steel range hood. The functional space is complete with a serving hatch and breakfast bar, this area of the home makes entertaining effortless.
- Your family movie night is sorted in your very own theatre room that will make you feel like you are sitting in an Events cinema, with inbuilt speakers in the ceiling and plush carpeting.
- Entertaining guests is effortless in this home with a seamless indoor/outdoor transition to the vast pergola, with an outdoor entertaining space that wraps around to the side of the home to another seating area finished with a fire-pit and pond.
- Cooling off in the summer is made easy, thanks to the spectacular backyard pool which is surrounded by established gardens that attract native birds and is drenched in an abundance of sun-light.
- Head upstairs to the expansive master bedroom accompanying a walk in robe and ensuite bathroom, that features a custom sized bath and double sink, plus - escape the kids with your very own balcony.
- The accommodation is made up of three additional carpeted bedrooms, featuring built in wardrobes and all central to the main upstairs bathroom with bath, shower, toilet and vanity.
- The main bathroom comes complete with a luxury corner bath, shower and double vanity. The separate private toilet allows for ease of access when entertaining large groups of friends and family.
- Additional to the accommodation, the upstairs area offers a large living space that can be utilised as a study or kids play area.
- Double automated garage, which features a workshop that will inspire any enthusiast no matter the hobby.
- Additional noteworthy features include 2.9kW Solar System reducing your electrical bills, ample linen storage, blinds and ducted air conditioning.

Location Benefits (all approximations):

- 350m walk to Macquarie Reserve/Park
- 600m walk to the nearest bus stop
- 800m walk to Kellyville Metro Station
- 4min drive to Kellyville Public School
- 5min drive to Kellyville Preschool
- 5min drive to Rouse Hill Town Centre
- 5min drive to Rouse Hill Metro
- 6min drive to Kellyville High School
- 8min drive to Kellyville Village
- 8min drive to Bernie Mullane Sports Complex
- 10min drive to William Clarke College

For more information on this property, contact Corie on 0407 033 203. All information in this advertisement was gathered from sources deemed reliable, however Sciberras Group RE or any staff related to the advertised property cannot guarantee the accuracy of this information and nor do we accept responsibility for its accuracy. For further clarification, please make your own enquiries